



City of Fitchburg  
Planning/Zoning Department  
5520 Lacy Road  
Fitchburg, WI 53711  
(608) 270-4200

## CONDITIONAL USE PERMIT APPLICATION

The undersigned owner, or owner's authorized agent, of property herein described hereby applies for a conditional use permit for the following described property:

**1. Location of Property:**

Street Address: 2924/2922/2920 Fish Hatchery Road

Legal Description - (Metes & Bounds, or Lot No. And Plat): see survey (attached)

\*Proposing change in previous CUP application to increase restaurant capacity to 400 and conference center capacity to 900

\*\*\*Also submit in electronic format (MS WORD or plain text) by email to: PLANNING@FITCHBURGWI.GOV

**2. Current Use of Property:** church, parsonage

**3. Proposed Use of Property:** hotel, restaurant, conference center

**4. Proposed Development Schedule:** construction Spring 2016

**5. Zoning District:** B-G general business

**6. Future Land Use Plan Classification:** mixed use

\*\*\*Pursuant to Section 22-3(b) of the Fitchburg Zoning Ordinance, all Conditional Use Permits shall be consistent with the currently adopted City of Fitchburg Comprehensive Plan.

\*\*\*Attach three (3) copies of a site plan which shows any proposed land divisions, plus vehicular access points and the location and size of all existing and proposed structures and parking areas. Two (2) of the three (3) copies shall be no larger than 11" x 17". Submit one (1) pdf document of the entire submittal to planning@fitchburgwi.gov.

Additional information may be requested.

Type of Residential Development (If Applicable): \_\_\_\_\_

No. of Dwelling Units by Bedroom: 1 BR ☐ 2 BR ☐ 3 BR ☐ 4 or More ☐

No. Of Parking Stalls: \_\_\_\_\_

Type of Non-residential Development (If Applicable): hotel, restaurant, conference center

Proposed Hours of Operation: 24/7 hotel 11am-2am No. Of Employees: 30 hotel / 45 restaurant

Floor Area: total 75,000 SF hotel / total 7,000 SF restaurant No. Of Parking Stalls: 200 estimated

Sewer: Municipal ☒ Private ☐ Water: Municipal ☒ Private ☐

Current Owner of Property: Fitchburg Christian Fellowship

Address: 2924 Fish Hatchery Road Phone No: (812) 620-1601

Contact Person: Chuck Chvala

Email: cjchvala@gmail.com

Address: 10 E. Doty Street, Ste. 507, Madison, WI 53703 Phone No: (608) 258-8222

Respectfully Submitted By: Chuck Chvala 2/16/16

Owner's or Authorized Agent's Signature

\*\* It is highly recommended that an applicant hold at least one neighborhood meeting prior to submitting an CUP application to identify any concerns or issues of surrounding residents.

PLEASE NOTE - Applicants shall be responsible for legal or outside consultant costs incurred by the City. Submissions shall be made at least four (4) weeks prior to desired plan commission meeting.

For City Use Only: Date Received: \_\_\_\_\_ Publish: \_\_\_\_\_

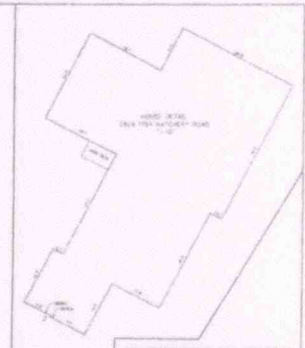
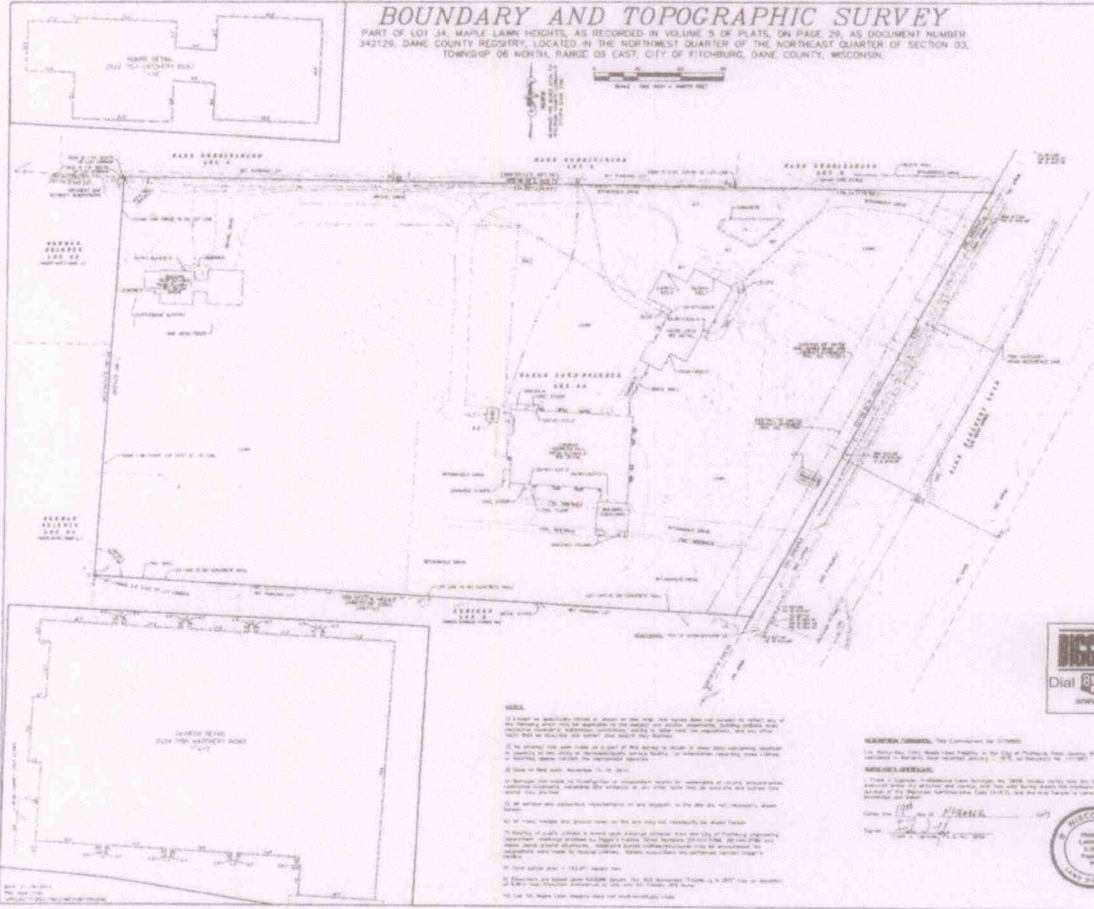
Ordinance Section No. \_\_\_\_\_ Fee Paid: \_\_\_\_\_

Permit Request No. \_\_\_\_\_

# BOUNDARY AND TOPOGRAPHIC SURVEY

PART OF LOT 3A, MAPLY LARK HEIGHTS, AS RECORDED IN VOLUME 5 OF PLATS, ON PAGE 29, AS DOCUMENT NUMBER 342125, DANE COUNTY REGISTRY, LOCATED IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 03, TOWNSHIP 06 NORTH, RANGE 09 EAST, CITY OF FITCHBURG, DANE COUNTY, WISCONSIN.

SCALE: ONE INCH = FORTY FEET



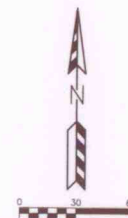
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